

GENERAL SERVICES ADMINISTRATION  
PUBLIC BUILDINGS SERVICE

SUPPLEMENTAL AGREEMENT

DATE

NO. 17

5/11/93

SUPPLEMENTAL LEASE AGREEMENT

TO LEASE NO.  
GS- 03B-20068

ADDRESS OF PREMISES 116 Lakeview Parkway  
Suffolk, Virginia

THIS AGREEMENT, made and entered into this date by and between  
SEABAT I, Limited Partnership  
150 Boush street  
whose address is Norfolk, Virginia 23510

hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease. to initiate rent start date, total square footage,  
and rental.

NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said  
Lease is amended, effective May 10, 1993, as follows:

1. Paragraph 1 of the SF-2 Form is deleted in its entirety and the following text is inserted in lieu thereof:

"1. The Lessor hereby leases to the Government the following described premises: 278,978 build-to-suit net usable square feet (NUSF) of office, laboratory, warehouse and related space, included in this NUSF is a stand alone child care center of approximately 5,000-NUSF. The Lessor's demising plans are hereinafter called Exhibits A-E. The leased premises is per the attached Site Plan, hereinafter called Exhibit F, being a minimum of 23.5 acres, located on a tract of land designated as Parcel 16, Harbour View Subdivision, and the address is 116 Lakeview Parkway, Suffolk, Virginia. To be used for such purposes as may be determined by the General Services Administration."

2. Paragraph 2 of the SF-2 Form is deleted in its entirety and the following text is inserted in lieu thereof:

"2. TO HAVE AND TO HOLD the said premises with their appurtenances for the term beginning on May 10, 1993 through May 9, 2013 subject to termination and renewal rights as may be hereinafter set forth."

All other terms and conditions of the lease shall remain in force and effect.

IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

[Redacted Signature] (The Robinson Development Group, Inc.),  
President

(Title)

IN PRESENCE OF

150 Boush Street, Suite 300  
Norfolk, Virginia 23510

(Address)

UNITED

State Division

BY

Contracting Officer

(Official Title)

SUPPLEMENTAL AGREEMENT

NO. 17

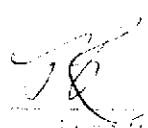

TO LEASE NO.  
GS- 03B-20068

3. Paragraph 3 of the SF-2 Form is deleted in its entirety and the following text is inserted in lieu thereof:

"3. The Government shall pay the Lessor annual rent of \$3,919,640.90 at the rate of \$326,636.74 per month in arrears. Rent for a lesser period shall be prorated. Rent checks shall be made payable to: First Union Mortgage Corporation, ATTN: Income Property Division, Loan No. CL550420, P.O. Box 2991, Raleigh, North Carolina 27602-2291."

4. Per Paragraph 2A of Supplemental Lease Agreement No. 14 to this Lease, the interim leasing agreement discussed therein is terminated effective 11:59 PM, May 9, 1993, and no further rental shall be due the Lessor in consideration of that interim agreement. Paragraphs 2B and 2C of that interim agreement remain in effect.

5. By reference, the Punch List presented by Martone Corp. (Lessor's General Contractor) at the joint meeting between the Lessor and the Government on May 12, 1993, becomes part of this Supplemental Lease Agreement No. 17, and for which the Government retains their rights under the terms and conditions of this Lease to assure satisfaction.

  
\_\_\_\_\_  
  
\_\_\_\_\_